

# Greenbelt News Review

AN INDEPENDENT NEWSPAPER

Volume 42, Number 16

GREENBELT, MARYLAND

Thursday, March 8, 1979

## Jury's Condemnation Figure Totals \$254,000 Council Faces Decision - to Buy or Not to Buy

by Mary Lou Williamson

The 9.9574 acres of land between Green Ridge House and the Baltimore-Washington Parkway will cost the city \$254,000. The city has been endeavoring since early 1977, both through condemnation and negotiation, to acquire the property (Parcel 2-B, see map) as replacement for the Ridge Road Center. It would be developed as a park and natural buffer strip along the parkway.

But council has found little more than frustration along either route. While awaiting the trial, scheduled for August 1978, the city initiated several attempts at negotiations. In the spring of 1978 Charles Bresler, consultant for the developers (Lerner, Reiner and Ammerman, Trustees) indicated their interest in a negotiated settlement before May 31, 1978 with the price set at \$20,100 an acre.

Next, however, the developers asked for a statement of condition from council that such a park, which would adjoin their remaining property (see Map, Parcel 2-A), not be cited as a reason to oppose possible rezoning by the owners consistent with the Master Plan (R-T, townhouses).

But council was unwilling to make any commitment involving zoning. At that time (April, 1978) Councilman Gil Weidenfeld summed up council's attitude when he said: "Council should not buy a pig-in-a-poke. If the owners want to develop their property in such a way as to be an asset to Greenbelt, then of course the city will be helpful." But council should not have its hands tied, Weidenfeld continued, in case the owners want to develop their property in a way that council might feel to be detrimental to the park. A statement was finally prepared that satisfied council.

However, the owners then stated that the \$202,000 total price which the city thought had been agreed upon, was not accurate. Instead Bresler talked of a total price of \$211,000.

At its special meeting on May 22, 1978, council, long fed-up with the negotiations, was in no mood to go along with seemingly endless new demands. Two councilmen, Thomas X. White and Richard Castaldi, were even more pessimistic. "Based on the disappointing, or rather, frustrating negotiating," White suggested council consider purchasing "only land the city needs . . . access to the overpass . . . Council might want to wipe the slate clean and acquire only what it needs. We ought to rethink the entire proposition." Council's original hopes of purchasing the entire 20 acre tract

(portions A and B on the map), had already been dashed by the cost of the land.

"We're getting no deal," added Castaldi, who had been unhappy with the earlier price. "Already the cost of the land is a little higher than I want to pay." 1977 appraisals of the property had put the per acre price around \$14,000 to \$18,000.

### Council in a Bind

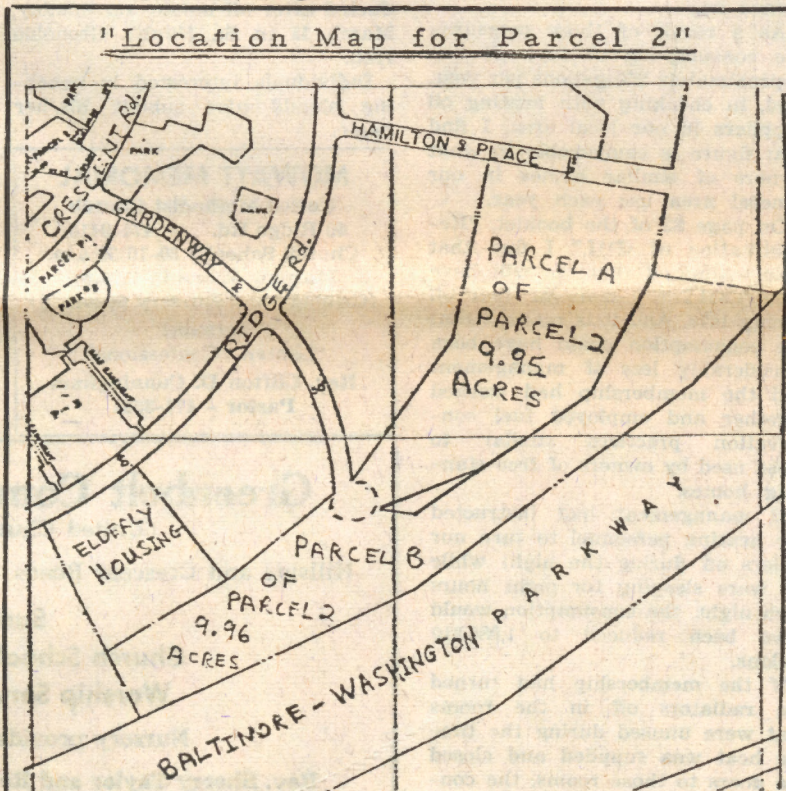
Mayor Richard Pilski had been alarmed at the direction White and Castaldi were taking at that May meeting. "We have an agreement with HUD," he reminded council, "that we replace the Ridge Road

Center with this specific land." He referred to the fact that HUD had earlier given its official approval of the RRC land replacement (Parcel 2-B) as being of at least equal value and acreage and also in the neighborhood, as required by law. HUD and the State had granted \$61,500 toward the purchase of the RRC as open-space in 1970; the city must replace the land or repay HUD.

### Condemnation

Thus the council in May 1978, reluctantly voted 4 to 1 to discontinue negotiations and wait for condemnation suit trial in August. But even that route was fraught with frustration. The owners asked for a delay of several months in order to get appraisals for the land. (The city's appraisals, which had been obtained in 1977,

See CONDEMNATION, p. 6, col. 4



For the past two years the City of Greenbelt has been endeavoring to obtain 9.96 acres of land in Parcel 2 as open space replacement for the Ridge Road Center now the site for Green Ridge House. The area is shown here as Parcel B.

The southern end of the tract would be developed in gardens for the residents of Green Ridge House. The narrow northern neck would remain a natural buffer along the parkway. (See story.)

## Skateboard Park To Be Built Behind Beltway Plaza Mall

by Leta Mach

Sidney Brown, Beltway Plaza Developer, is extremely enthusiastic about the skateboard park he is building on Cherrywood Lane behind Beltway Plaza. In his view, the park would be "attractive" and something "everybody can be proud of."

The park will cover almost an acre of land across from the Arco station. Construction started two months ago, but has been slowed by the weather. Although Brown had hoped to be finished already, work is still continuing on grading and making contours on the property. William Demory is the builder for the project.

Although Brown admitted plans for the project had not been drawn yet, he said it would be very nice and appeal to all ages. As he described the park, it would have four slopes—beginner, intermediate, expert and championship. The slopes would be constructed of a special type of fine concrete which does not crack. No plans have been made to cover the park, al-

though he suggested it might subsequently be covered, perhaps by a plastic bubble.

Brown envisioned competitive contests being held at the park, which would, in his words, "put Greenbelt on the map." He termed the facility a "planned recreational activity" with a "home-type atmosphere." An athletic house and community center to be built would sell skateboard equipment and provide a snack bar. Parents could use the center while waiting for their children; or Brown suggested, they could shop, eat or go to the movies in Beltway Plaza.

The location of the park is one of its best features in Brown's view. He cited the security provided by the shopping center. He said the

property was already zoned properly for this use. He contrasted this site with the industrial location of some other skateboard parks. Calling the industrial location "ridiculous," he felt such a "run-down area" attracted the wrong kind of individuals. In his park, "everybody would know where his kids are." After all, he said, he's a father too.

In the future, Brown expects to further develop the Plaza so that the park would be directly connected to the shopping center. He would like to put another department store at that end. First, however, he wants to get K-Mart into part of the old Klein's store. He expects K-Mart's arrival in time for the "back to school sales."

The January monthly report from the county department of Licenses and Permits listed the building permit for the skateboard park.

## WDC Formally Requests Annexation City Prepares Charter Amendment

by Elaine Skolnik

A Charter Amendment resolution dealing with the annexation of 26 acres of the Greenbelt East/Greenway Shopping Center tract may be introduced for first reading at next Monday's City Council meeting. At the February 26 council meeting, Western Development Corporation, developers of Greenway, presented a letter formally requesting annexation by the city. Included were 13 conditions.

The Greenbelt East property is located just outside the city limits, south of Greenbelt Road between Hanover Parkway on the east and the Baltimore-Washington Parkway on the west.

Generally there is no discussion of a resolution when it is introduced for first reading. A full airing will come later. There must be four weeks of published public notices followed by a public hearing not less than 15 days after the last publication. Council can then adopt the Resolution of Annexation, followed by a 45-day waiting period during which residents may petition for a referendum (20% of Greenbelts' registered voters would be required). The city must also provide an outline on the extension of services and public facilities.

The resolution will contain the metes and bounds of the area to be annexed. Additionally, two of the proposals mutually agreed upon by the city council and Western Development—phasing in of Greenway's property taxes and assistance from the city in the financing of roads through a special assessment—will be included.

### Conditions

Other conditions that may be agreed to by both the city and the developers will be contained in either a letter of agreement from council or in a resolution of intent. Some of these cover matters of police and fire department tie-ins, liquor and other licenses, city support for rezoning of the 5.1 acre Smith/Ewing tract and full-service gasoline station, and participation by the city in a traffic light at the intersection of Greenbelt Road and Hanover Parkway.

Since January the city council and officials of Western Development have met in amicable work sessions to draw up the "marriage contract." The city was anxious for a merger from the start (1977), but Western needed more time to consider the proposal. Both parties agree that there are mutual benefits in the annexation arrangement.

### Mutual Benefits

For the city, there will be (1) in-

## Bike-A-Thon April 1

The annual RIDE-A-BIKE for the RETARDED has been scheduled for Sunday, April 1, and will feature a bike raffle for participants on the Greenbelt route as in past years. Starting time is 11 a.m.

Greenbelt's 10 mile, round-trip route will begin at the Youth Center and run through the city into Research Farm and back. The route can be repeated or shortened as each rider wishes. Last year's event included several 100 mile riders and family groups and it is hoped the number of special participants will increase this year.

The RIDE-A-BIKE is co-sponsored by the local recreation Department and the county Association for Retarded Citizens for the benefit of programs for the retarded in the county. Pledge forms are available at the city recreation centers, the library, and the area schools. For information call one of the committee members: Ruth Parcell 772-5277; Eileen Labukas 474-9486; Dorothy Davis 474-9125; Winnie Phibbs 474-4031; Eleanor Knight 474-1196; or Donna Fluke 345-1276.

Participants may bike or hike—or support a rider/walker with a pledge.

### WHAT GOES ON

Monday, March 12, 8 p.m. City Council Meeting, Municipal Building

Tuesday, March 13, 7:30 p.m. Mary Bethune PTSA Meeting, Howard Owens Science Center

Wednesday, March 14, 7 p.m. Public Hearing on Junior High Closings, Eleanor Roosevelt High School

creased tax revenues (real, personal property, admissions, amusement and other taxes), (2) more influence over the development of the commercial land, and (3) the smoothing out of the city's irregular border. A major benefit of annexation for Western Development would be the substantial savings it would realize by having the city finance an estimated million dollars worth of road construction and improvements. Council has the authority to undertake public improvements and to assess the cost of these improvements against adjacent benefiting property owners. Without such assistance, it is estimated Western Development would have to pay up to double the interest rate.

Another benefit would be the phasing in of property taxes - 20% of the tax starting in 1981 with a 20% increase each year until 100% of the tax was reached in 1985. They could also be expected to have the city's support for rezoning of the 5.1 acre Smith-Ewing tract to the CSC zone. Western Development (contract purchasers) hope to acquire the land to provide access from Hanover Parkway to the shopping center to alleviate traffic congestion at the Greenbelt Road entrance. The Maryland National Capital Park and Planning Commission and the State Highway Administration had recommended that Hanover Parkway be the major entrance to the commercial property.

### CANCELLATION

The Eleanor Roosevelt Band and Orchestra concert published in last week's News Review has been postponed indefinitely. The school band festival will go on as scheduled.



## AGENDA

REGULAR MEETING OF  
CITY COUNCIL  
MONDAY,  
MARCH 12, 1979  
8:00 P.M.

- I. ORGANIZATION
  1. Call to Order
  2. Roll Call
  3. Meditation  
Pledge of Allegiance to the Flag
  4. Minutes of Council Meetings
  5. Additions to Agenda by Councilmen and Manager
- II. COMMUNICATIONS
  6. Petitions and Requests
  7. Administrative Reports
  8. Committee Reports
- III. OLD BUSINESS
  9. Bid Award - Playground Equipment
- IV. NEW BUSINESS
  10. Charter Amendment Resolution - Annexation of Greenbelt East (1st Reading)
  11. Ordinance to Appropriate Funds for Purchase of Part of Parcel 2 (1st Reading)
  12. Zoning Petition #A-9329 - Rezoning of Parcels 3 and 4 from R-R to R-T Zone
  13. Financial Disclosure Requirements for Members of Advisory Planning Board
  14. Greenbelt Road-Kenilworth Avenue Interchange
- V. MISCELLANEOUS

NOTE: This is a preliminary agenda subject to change.



## GREENBELT NEWS REVIEW

AN INDEPENDENT NEWSPAPER  
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**MAIL SUBSCRIPTIONS:** \$15 per year. Advertising and news articles may be mailed (Box 68, Greenbelt); deposited in our box at the Twin Pines Office before 4:30 p.m. Tuesday; or delivered to the editorial office in the basement of 15 Parkway. (474-4131). The office is open Monday after 8 p.m. for display advertising; deadline is 10 p.m. News articles and classified ads are accepted after 8 p.m. on Tuesday; deadline is 10 p.m.

Volume 42, Number 16

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## \$40,000 Later -

The city has learned a lesson, and an expensive one at that. The cost of acquiring 10 acres of Parcel 2 through condemnation will now run approximately \$40,000 more than was initially budgeted for this purpose. Last May, after almost a year of negotiations, offers and counter offers, the city probably could have acquired the land through negotiation for \$211,000; now the jury has decided that it will cost \$254,000.

But the cost of not buying the land, should council decide against the purchase at this late date, would be a great deal more than the \$40,000. Because of a number of imponderable factors, it could run anywhere from \$84,500 to \$129,250, money which the city can ill afford to part with. More important, it could well take another two years or more to acquire an alternative tract, to say nothing of what the skyrocketing costs of land will be at that time.

It may be a bitter pill to swallow, but we must conclude that it would be the better part of wisdom for the city to go ahead with the purchase at this time.

We suspect those 800 citizens who have recently signed petitions opposing the R-T zoning on Parcels 3 and 4 would be equally willing to see a few extra tax dollars spent to remove 10 acres from possible development.

Council has a good batting average in waging battle in the best interests of the city, but you can't win them all. So let's chalk this one up to experience and go on from there.

## MacDiarmid - Reppert

Announcement has been made of the engagement of Louise MacDiarmid, formerly of 1-A Westway, Greenbelt, to Harold Reppert of Sandy Spring, Md. They will be married March 17 in Winter Park, Fla., at the home of Louise's nephew. After a brief wedding trip the Repperts will return to Sandy Spring.

## Bethune PTSA

The Mary Bethune Junior High School PTSA meeting will be held at the Howard Owens Science Center on Greenbelt Rd. at 7:30 p.m. on Tues., March 13. A short business meeting will precede the tour of the facility and a presentation by the staff. Parents and students are invited. This meeting was re-scheduled from the Feb. 13 meeting, cancelled because of the weather.

## Davis - Dove

The marriage of Robert Dove and Irene Davis, both of Greenbelt, will take place at St. John's Catholic Church in Chillum, on Saturday, April 7 at 12 noon. Members of the Greenbelt Golden Age Club and friends are invited to attend the wedding. The couple will reside in Greenbelt and requests that there be no gifts.

## Beauchamp Is Intern For Delegate Devlin

Delegate Gerard F. Devlin (24th District-P.G.) selected Edith Beauchamp, 3 Maplewood Court, to serve as his intern during the 1979 Maryland legislative session.

The intern program is sponsored jointly by the Maryland General Assembly and the University of Maryland, where Edith is a senior majoring in Public Policy.

She serves primarily in a public relations capacity and as an aide to Devlin's administrative assistant, Mrs. Bobbi McCarthy.

Beauchamp has been a resident of Greenbelt since 1957, and is on the staff of the Greenbelt News Review.

## Free Tax Assistance

The Volunteer Income Tax Assistance (VITA) program is available in Greenbelt free to elderly taxpayers. Manned by specially trained volunteers, VITA offers its services to citizens at the Greenbelt Recreation Department, 25 Crescent Rd. on Tuesdays by appointment only. Call 350-6666, ext. 523 for an appointment.

This week VITA workers will be at the Greenbelt library, Tuesday, March 13 from 6:30-8 p.m.

Dick Kronzer, Coach

## Volunteers Thanked

To the Editor:

On behalf of all the residents and staff at Greenbelt Convalescent Center, I wish to express our sincere gratitude to all the helpers who trudged through waist-high drifts to volunteer their services during our recent "snow-in".

Being snowbound myself, I did not have the opportunity to greet or thank many of you, but what a relief to arrive at the nursing home on Tuesday (via 4-wheel drive), to be greeted by a tired but happy staff, the pleased faces of our residents, and volunteers in the laundry room folding linens! All had done a great job in the face of extremely adverse conditions.

So again we at Greenbelt say a heartfelt "Thank You!" to all you volunteers, and we extend an invitation to visit our residents more frequently. Let's not wait for another snowstorm!

Carol A. Powell, RN, NHA  
 Administrator

## Kolbe - Moore

Mr. and Mrs. Casper Kolbe, 10 Empire Place, announce the engagement of their daughter, Elizabeth Jane, to John Frederick Moore, son of Mrs. Mary Moore, Riverdale.

Graduates of the University of Maryland, Miss Kolbe and Mr. Moore are chemists at the Patuxent Wildlife Refuge.

The wedding is planned for September 15 in St. Nicholas Church, Laurel.

## CYO Basketball - No Losers

To the Editor:

Although I have been coaching CYO basketball for several years, this year has been the most enjoyable. Our final record was 2 wins and 6 losses, but two losses were by one point and another by only four. I think these young boys really played their hearts out and thoroughly enjoyed themselves, whether they won or lost. That's what the program is all about. So congratulations are in order to the Midget Boys: Edwin Roan, James Ricciuti, Chris Kronzer, Shawn Nascembeni, Arne Haak, Mike Pisani, Ed Stratchko, Frankie Cook and Freddie Herring.

Special thanks go to Fr. Robert Amey, Moderator; Mr. John Pisani, Assistant Coach; Mark Kronzer, Team Manager/Scorekeeper, and to that group of parents who helped transport the boys to and from the games and cheered these young people on. Thanks.

## Yes - Petitions Still Work

To the Editor:

Our Greenbelt still has the wooded areas and beautiful land, just the right environment for families, including apt. dwellers on Greenbelt Road. However, much of this underdeveloped property is not owned by the city. Now we are faced with the problem of developers applying for rezoning from single family homes to townhouses. More townhouses? Forget it! This zoning change must not go through.

There are only a few concerned people petitioning against the application for rezoning. There is need for more help, especially around University Square and Charlestowne North. Petitioning can work effectively only if there is cooperation among everyone. If there are any questions as to the importance of this cause or, more preferably, to volunteer, please call 441-9195.

Debbie Rosetti

## Wasteful Practice

To the Editor:

My boyhood home was a free-standing uninsulated frame house that was heated by an oil heater standing on the living room floor. And to reduce consumption of fuel oil our family did the following: (1) Turned the heater off during the night for approximately eight hours each night. (2) Kept the doors to the bedrooms closed during the day so that those rooms which were not used during the day were unheated. (3) Kept the temperature between 65 and 70 degrees when the heater was turned on.

As a result of those measures, the consumption of fuel oil was approximately 250 gallons per year. And, in checking with heating oil suppliers in our local area, I find that figure is comparable to what owners of similar homes in our general area use each year.

On page 83 of the booklet, "Rehabilitation of GHI," I find that it is estimated that we will have used 1,621,215 gallons of fuel oil during 1978. And it is realized that the consumption could have been considerably less if management and the membership had worked together and employed fuel conservation practices similar to those used by owners of free-standing homes.

If management had instructed our heating personnel to turn our boilers off during the night while we were sleeping for eight hours each night, the consumption would have been reduced to 1,080,810 gallons.

If the membership had turned the radiators off in the rooms that were unused during the time the heat was supplied and closed the doors to those rooms, the consumption would have been reduced still further to 648,486 gallons.

If the membership had kept the temperature between 65 and 70 degrees during the time the heat was supplied by turning down and/or turning off radiators rather than opening a door or a window, the consumption would have been reduced still further to 453,940 gallons.

Since there are 1,000 frame homes and 528 masonry homes, the average consumption would have been 297.08 gallons per unit. And considering we also use fuel oil to heat our hot water, the 297.08 figure compares very favorably with the 250 figure!

If you divide 453,940 by 1,621,215, you will find that only 28 percent of the fuel used during 1978 would have been required if management and the membership had cooperated in fuel conservation practices. That would have been a saving of 72 percent of our 1978 fuel oil consumption!

More importantly, 453,940 gallons of fuel oil at 1978 prices would have cost \$186,146.53 or a saving of \$478,622.48 over the 1978 fuel cost. However, the big shocker is that we would have saved \$55,669 over the 1969 fuel oil cost! And the really big shocker is that our operating practices during the last decade have increased our fuel consumption by 72 percent over what was really required! And I hate to think of the money we have wasted on account of those practices!

Ben A. Hogensen

## Howard Hunt, Jr.

Approximately two and one half years after retiring as Supervisory Entomologist with Environmental Protection Agency, Howard L. Hunt Jr. died unexpectedly on February 21, 1979 of a cardiac-pulmonary seizure.

Mr. Hunt was born on December 22, 1918 in Bellaire, Ohio. He graduated from Bellaire High School and Ohio State University, where he earned a Master of Science degree cum laude in Entomology.

He entered the United States Army in July 1937, and received his final discharge in April 1953, entitled to wear eight ribbons with four battle stars. He served as Radio Officer, Postal Officer, Signal Corps Officer and in the Medical Service Corps. He achieved the rank of First Lieutenant.

He was a life member of Sigma Phi Epsilon, Alpha Chapter; of Gamma Sigma Delta, the agriculture Honor Society at Ohio State University; past president of the Columbus Entomological Society 1953-54; and since 1971, member of the American Registry of Professional Entomologists. He also served as treasurer of Cub Scout Pack 746 for two years.

He is survived by his wife, Virginia L. Hunt; two sons, Stephen G. Hunt and Christopher H. Hunt; his mother, Mrs. Edna P. Hunt of Bellaire, Ohio; a sister, Mrs. Helen R. Rennie of Richmond, Virginia and his niece, Mrs. Barbara Hansen of Denver, Colorado.

Burial was in Woodland Cemetery, Van Wert, Ohio.

## CYO SPORTS SIGN-UPS

Final sign-ups for CYO track, softball and baseball will be conducted after all masses on Sunday, March 11 in St. Hugh's Grenoble Hall.

Individuals interested in coaching should also submit his/her name.

## MOWATT MEMORIAL

United Methodist Church  
 40 Ridge Rd. 474-9410  
 Church School 9:30-10:30 a.m.  
 Morning Worship 11 a.m.  
 (Cribbery and Nursery provided)  
 Sermon:  
 "Lenten Confessions"  
 Rev. Clifton D. Cunningham  
 Pastor - 474-3381

## ST. JOHN'S CHURCH

Episcopal

Baltimore Blvd. at Powder Mill Rd., Beltsville  
 8 a.m. Holy Communion  
 10:30 a.m. Morning Prayer  
 10:30 a.m. Sunday School  
 Rev. John G. Bals, Rector  
 422-8057

## Greenbelt Community Church

(United Church of Christ)

Hillside and Crescent Roads - Phone 474-6171 (mornings)

Sunday

Church School for all - 9:45

Worship Service - 11 a.m.

Nursery provided at 2B Hillside

Rev. Sherry Taylor and Rev. Harry Taylor, co-pastors

Spring Summer Fall Winter

Whatever the Reason

Whatever the temperature

You are invited to worship with us

**GREENBELT BAPTIST CHURCH**

474-4212

Crescent & Greenhill Roads

Bible Study for all ages (Sun.)

9:45 am

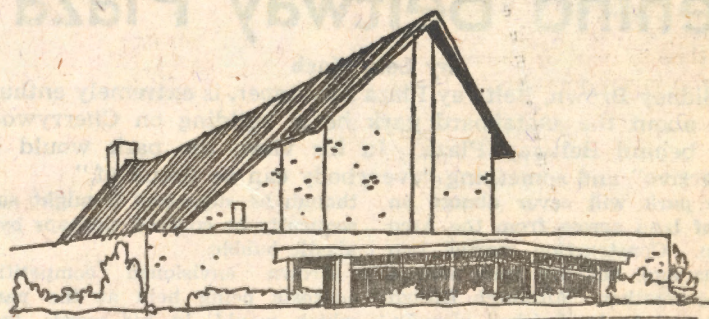
Worship services

11:00 am & 7:00 pm

Mid-week prayer service (Wed.)

8:00 pm

For bus transportation, call Church office 8:30-12:30 weekdays.



## Holy Cross Lutheran Church

6905 Greenbelt Road

Worship Services: 8:30 and 11:15 a.m.

Sunday School: 9:50 a.m.

Weekday Nursery School: 9-11:30 a.m.

Edward H. Birner, Pastor

Phone 345-5111



# Greenbelt Homes Takes First Steps Toward Implementing Rehabilitation

by Mary Lou Williamson

The entire Greenbelt Homes, Inc., Board of Directors made some of the first definite decisions necessary to the implementation of its long-planned-for rehabilitation program last Thursday, March 1. In an unusually intense and solemn meeting, the board determined that an amendment to the Mutual Ownership Contract, providing for the subordination of the contract to financing for rehabilitation will be necessary for whatever method may be selected. The board approved the type of windows and insulation to be used for rehabilitation. They also learned that the least expensive possible method for financing rehabilitation would be tax-exempt municipal bonds.

Donald P. McPherson, an attorney with the Baltimore firm of Piper and Marbury, and William G. Stewart, a member of the Municipal Finance Dept. of Alex Brown & Sons, Baltimore underwriters were introduced to the board by Deputy General Manager Kenneth Kopstein. Stewart and McPherson explained to the board members how GHI could float \$5 million worth of bonds for rehabilitation of GHI homes through the City of Greenbelt. The revenue bonds, while issued by the city, would not be general obligation bonds backed up by taxing authority. "There would be no lien or obligation on the part of the city," McPherson explained. "That means the city would not be liable in any manner throughout the life of the bonds." Security for the bond holders would be a first mortgage on the entire GHI property.

The city now has the authority to adopt a charter amendment which would allow this type of low-cost financing, McPherson said. Similar programs are currently underway in many cities, including Baltimore. Stewart felt the tax-exempt bonds, which would be sold to individuals in denominations of \$5,000 and up, would be attractive to the public. "There is a high demand for revenue bonds in the State of Maryland," said Stewart, "because there are very few of them around."

McPherson strongly recommended this means of financing to the

board. "There is a lot of flexibility here," he said. "The program can be tailored to your needs." The out-of-pocket costs for floating bonds worth 5 million dollars would amount to about \$100,000 to \$125,000 and probably could be financed through the bonds. Stewart predicted an overall interest rate somewhere around 7 to 7 1/4%. The costs would include staff time and counsel for both city and GHI, special bond counsel, printing costs, underwriters and a bond-rating agency.

Stewart thought that GHI was just the kind of community this new form of low-cost rehabilitation financing was designed to aid. "GHI, now 40 years old, is a logical candidate," he said. "This type of housing should be continued." Kopstein pointed out that GHI has already been established as a Community Development Block Grant Neighborhood.

Director Norman Weyel asked who would hold the funds after the bonds had been sold, but before the money was spent for rehabilitation. Stewart explained that it would be held by a trustee in something like a construction fund. GHI would present bills to be paid and would receive credit, similar to interest, for the amount of unspent funds on hand.

Stewart felt the bond issue could be ready for sale by August or September.

The board hopes to meet soon with the city council "to explore their thoughts and decide together. We are asking a lot of the city," said a cautious, but very interested president Jim Smith.

## Subordination Clause

The board approved the subordination clause as drafted by its attorney Al Ginsberg. Members will receive in the mail a copy of the Mutual Ownership Contract amendment, which reads in part that the member agrees to "subordinate my/our Mutual Ownership Contract to financing for rehabilitation purposes . . ."

The board also approved a letter to be sent at the same time from the president asking members to sign the amendment. "We are making this request for the purpose of obtaining financing for the rehabilitation program at a favorable rate of interest." In addition, a statement explaining the amendment, which appears elsewhere in this newspaper, was also approved.

## Windows

The board approved piggy-back windows similar to but not necessarily the same as those units which have been installed in the dental units at 28 Court Ridge. The triple track windows include screen, window and storm window, all of which snap out for easy cleaning. Board member Donald Volk, the only one to oppose the selection, felt the windows were a disaster. "Greenbelt is a very special place," Volk argued. It is a "community where families of different income levels can live together, so we need to keep things cheap." He praised "the original planning and design. GHI is made like no other place . . . We must be very careful about what we change." He begged the board to go slow on selecting windows, which he felt had a low priority since the pay-back period is so long—20 years. He objected to the visual appearance, the poor design, poor quality material and poor workmanship in the installation. This particular style window he felt "will have a major detrimental impact on our community," adding that the Aesthetics and Environment Committee had also recommended against these windows in its report last week. "It's almost facetious to ask for National Historic status," he continued. "and then go and make these kinds of changes. Aesthetically (these windows) look like hell!"

The board, while chastened, felt they could not ask members to pay the expense, about \$50 per opening, for better quality, better looking windows. Volk was reminded that he could opt for a better window if he wanted it. However, he was unmoved in his opposition, saying he would still have to look at other people's windows. Volk called on members to look carefully at the windows in the dental units and also to compare the storm windows installed in the solar units on Southway and another possible option installed by the owner at 47 Ridge.

## Insulation

Insulation proved a much less controversial topic. The board easily approved Engineer Ove Kongstedt's recommendation of cellulose for insulation of the frame homes and the brick attics. Dryvit as an insulation and exterior finish was unanimously approved for the cinderblock houses.

# Attention GHI Members

Why the Board Is Requesting That You Sign An Amendment

## To Your Mutual Ownership Contract

GHI is in the process of obtaining a loan to finance the rehabilitation program approved by the membership at its October 18, 1978 meeting. The rehabilitation program is specifically designed to lower maintenance costs and save on fuel consumption.

Low interest (approximately 7%) loans for rehabilitation are available to GHI through the State of Maryland on the condition that GHI obtain mortgage insurance. One of the requirements of the Maryland Housing Fund, a state agency which provides such insurance is that GHI members sign an amendment to their contract. This amendment would enable GHI to obtain insurance for the rehabilitation program only and thus make the mortgage the first obligation of the member.

In the original contract, the mortgage to the federal government was the first obligation of the members. Since that mortgage has been paid and the members still are under this contract, it is necessary for them to sign an addendum to their contract to permit the Corporation to obtain another low-interest loan, only available with mortgage insurance.

One area bank has agreed to lend GHI money for rehabilitation without mortgage insurance — but the current interest rate would be approximately 13%, nearly twice as much as it would be if GHI could obtain insurance.

Since February 1978, members have been signing Mutual Ownership Contracts which would authorize GHI to obtain mortgage insurance. As of January 31, 214 members have signed such contracts. However, a majority of the members are still under the original contract drafted in 1952 when the Corporation was formed.

Paragraph 3(b) of the original Mutual Ownership Contract states that the contract shall be subject and subordinate to a mortgage of the Public Housing Administration (later Ginnie Mae), but with the original mortgage retired, there is no clause making a new mortgage the first obligation of the members: Without such a clause — called a subordination clause — banks and government agencies are reluctant to lend GHI money in spite of GHI's excellent credit rating.

GHI's attorney, Al Ginsberg, has advised GHI that, "There is no prohibition whatsoever in your contract against mortgaging or liening the property. The prohibition is against the subordination of the Mutual Ownership Contract to any lien on the land . . . It is basic corporate law that management of a corporation can borrow money. It is basic that management can lien corporation property in their sound discretion and when it is in the best interest of the corporation. The restriction in Greenbelt does not come from the legal inability of management to borrow money or lien the land, but from your contract and bylaws."

He also noted that at the special meeting on October 18 when the membership approved a "rehabilitation program, described in the Board of Directors Plan, dated October 1978, to be financed through borrowing of up to 5 million dollars to be repaid within 20 years through monthly charges", the members in effect approved borrowing for rehabilitation. Since the motion referred to "The Board of Directors plan, dated October 1978" and this document discusses financing alternatives on pages 16, 17 and 18 — and one of the alternatives is obtaining mortgage insurance, it can be construed that the membership did in fact approve a mortgage on the property as the Bylaws stipulates it must.

Mortgage insurance will permit the Corporation to borrow money for rehabilitation at the lowest interest rate possible. The Board urges that members seriously consider signing the amendment to the contract. The lower the interest rate, the lower members' monthly charges will be.

A letter from Jim Smith, GHI President, will shortly be mailed to each member. Enclosed in that letter will be the amendment the Board is requesting each member sign.

## GHI NOTES

Meetings for the coming week: March 8, GHI Board; March 14, Engineering and Maintenance Committee, 8 p.m., Board Room, Hamilton Place. The maintenance committee will be discussing the new windows proposed for the rehabilitation program.

Jan Koelling, a resident Greenbelt, is the new supervisor of the YCCIP (Youth Community Conservation Improvement Project) crew. The crew has been painting the hallways of the Parkway apartments recently.

Every two weeks a Greenbelt resident brings a bag of groceries to GHI for distribution to a senior citizen. The resident prefers to be anonymous, donating the food in memory of someone dear to her. Anyone who would like to be on the list to receive the groceries from time to time, or knows someone who might want them, please call Sandra Barnes, 474-5566.

Deadline for the GHI logo contest is April 30. Anyone — member or non-member, child or adult, may submit a sketch to GHI for a logo to symbolize the cooperative.

## Laurel vs Greenbelt Basketball Contest

The city of Laurel has challenged Greenbelt again, this time to a basketball game! The game is scheduled on Friday, March 16, at 8 p.m. at the Springhill Lake Recreation Center. All are welcome and donations will be accepted during the game to benefit a deserving charity. Refreshments will be served to participants and their families after the game.

## GREENBELT LABOR DAY FESTIVAL COMMITTEE REPORT FINANCIAL REPORT

DECEMBER 31, 1978

Beginning Balance as of Jan. 1, 1978	\$3,560.25
Income:	
Carnival	\$ 8,199.62
Booth Deposits	480.00
Miss Greenbelt Pageant	400.00
Art Show	18.90
Donations	1,017.00
Commissions	1,716.34
Interest on Savings	189.02
Total Income in 1978	12,020.88
	\$15,581.13
Expenses:	
Advertising	409.48
Postage & Stationary	64.36
Telephone	71.20
Police Service	240.00
Pictures	95.20
Entertainers	525.00
Permits	235.00
Ticket Sellers	393.68
Equipment Rentals	1,117.50
Miss Greenbelt Pageant	531.03
Art Show	6.40
Appreciation Party	80.00
Opening Ceremonies	43.55
Foot Races	50.00
Special Events	169.82
Outstanding Citizen	97.60
Parade	513.63
Carnival	6,032.87
Insurance	955.50
Total Expenses in 1978	\$11,631.82

Balance on Hand as of Dec. 31, 1978 \$ 3,949.31  
Income Exceeded Expenses \$ 389.06

Approved by Audit Committee, Feb. 26, 1978

R. B. Sonneveldt, Treasurer

(with this ad)



**2 For 1**  
**SUPER SPAGHETTI SPECIAL**  
**2 Big Plates of Spaghetti/Garlic Bread & Super Salad Bar.**

ALL FOR THE PRICE OF ONE!  
\* Good until Mar. 15 GNR

No carry-out orders, please

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Slight Additional Charge for Mushrooms / Meatballs.



## KNOW YOUR COUNCIL: Richard Castaldi Councilman

by Linda Orenstein

Councilman Richard Castaldi is a Greenbelter born and bred, and proudly states that his birth certificate is one of the few issued by the City of Greenbelt. He says candidly that he didn't know if his Greenbelt upbringing would be an asset or a liability to being a councilman. After all, he reasoned, people he would represent chased him out of apple trees, off the lake and knew of other youthful escapades. What image of a councilman would that produce?

Castaldi has since decided that his being a native Greenbelter is a definite plus. He feels that he knows the structure of the city - the police force, recreational facilities - its civic nature. "All children grow through problems growing up," he says, "I went through them here, in Greenbelt." He believes that his own experience helps him understand and deal with Greenbelt's particular style and structure.

Richard Castaldi stays in Greenbelt because he loves it, and in his words "there is nowhere else to go." As a youngster he went to Center School, St. Hughes, Greenbelt Junior High School, and High Point Senior High School. He was active in sports and swam competitively for Greenbelt for about ten years. He also exercised his talents at baseball, football and wrestling. Following high school he began taking courses at the University of Maryland and still continues to do so.

In 1963 Castaldi began working for the Maryland National Capital Park and Planning Commission as a clerk in the information section. He is now the supervisor for Zoning Information and his authority extends over the sections of Street Naming and House Numbers, Zoning Applications and Permits.

He has served as a councilman for three consecutive terms since his election in 1973, acting as Mayor Pro Tem in his second term. In conjunction with his capacity as a council member, Castaldi serves on the Prince George's County Community Development Advisory Committee, the Transportation Planning Board and the Human Resources Policy Board of the Metropolitan Washington Council of Governments. From 1973 to 1976 he was a member of the Board of Directors of the Maryland National Capital Parks and Planning Commission (MNCPPC) Credit Union and a past president of MNCPPC Employees' Fund. Castaldi's activities include serving as the State Director for the Greenbelt Jaycees who voted him Outstanding Young American in 1977. He is a Maryland State real estate licensee.

Castaldi enjoys helping people, a feeling that propelled him into Greenbelt politics. He serves on the City Council because he wants to give some of his time and effort back to the city that gave him so many good experiences. He observes that Greenbelters are somewhat "spoiled" in that they expect a variety of services. He uses "spoiled" in the best sense of the word and says proudly, "They want better than the average and they strive for it." Castaldi, now completing the end of his third term, hopes that the city can competitively continue to provide the services its people have come to expect while maintaining the tax rate at the same or lower level, taking inflation into account.

Castaldi notes a lot of changes in Greenbelt, and feels that these are to be expected. His concern is that the best will be derived from growth and change and that it will add to the city despite the accompanying disadvantages. He feels that the city has lost some "pizzazz" in that citizens don't generate as much input into local decisions as they did formerly. He recalls that meetings over issues provoked heated discussions whereas now only three or four people are vocal about their opinions and concerns. Castaldi is not sure whether to attribute a lack of cohesiveness to a more complex society or simply the fact that Greenbelt itself has settled down. Although he is confident in his own ideas, he welcomes input from Greenbelters because he represents them and their ideas, rather than his own.

Castaldi suggests that cohesiveness might be fostered by legislative redistricting. Greenbelt might achieve greater compatibility with the surrounding areas geographically than in its present inclusion with the areas of Bowie, Kettering and Upper Marlboro. Greenbelt's unique identity and cohesiveness could be better served, he says, if represented and allied with more closely neighboring communities which share similar problems and concerns. Unity might also grow, he offers, if the developers of new housing communities dedicated the "common" facilities to the city. Development residents would therefore pay to maintain only one set of facilities and greater community spirit might result.

Castaldi's image of a councilman is a sincere, honest, conscientious person with the conviction to carry through the responsibilities of the position. He maintains that a councilman should want to serve, not use the office as a stepping stone to other things. In addition to these basic qualities he states, experience and the ability to relate personal experiences to the job aid in the performance of that job. Castaldi has attended many conferences and sees Greenbelt's council as a highly innovative group, backed by a staff whose work helps to accomplish many goals. He is proud to be a part of the council whose members are qualified and knowledgeable, and despite differences of opinion and ideas, work well together. He hopes that the number of council members will remain at five - the right size, he believes, to foster a valuable exchange of ideas. "Perhaps unity can be stimulated from the council outward," he states, returning to his theme of unity through community participation.

## Council Round-Up

by Karen Sarro

At the February 26 city council meeting, Greenbelt resident Alan Amberg approached the council on the issue of the city's use of large amounts of salt in its attempt to control ice and snow. He pointed out the corrosive effect salt has on automobiles and the detrimental effect it has on soil structure and vegetation. Amberg asked the council if it would be possible for the city to explore other methods of snow and ice control that would not be as harmful.

In answer, city manager James K. Giese pointed out that the city now uses much less salt than it did 10 years ago. Currently the city mixes cinders with salt. Giese said the cinder/salt mixture has not worked as effectively as plain salt. Although the melting snow and ice eventually drains into Greenbelt Lake, to date, there is no evidence, he said, of salt causing harm to wildlife in and around the lake.

Amberg also expressed his concern about the "rapid disappearance of woodlands in and around Greenbelt." He suggested the city impose a special "parks tax" on commercial properties only. These tax funds, he said, could be used to purchase parklands. "In this way," said Amberg, "developers will be helping the city preserve parkland..."

Giese replied that the concept of taxing only some of the people would not be considered fair, since the benefits would accrue to all. Councilman Thomas X. White said that we should not lose sight of the public purpose; we should keep in mind that there is only so much one can accomplish by meeting developers head on. He thought the only sure way to preserve park land was for the city to purchase it.

Councilman Charles Schwan observed that "simple opposition to zoning petitions may not be enough." He cited the experience of Greenbelt in opposing the original Maryland National Capital Park and Planning Master Plan for College Park-Greenbelt. The city's position held more strength, he said, because of its plan to acquire certain parkland.

### Fire Dept. Request

A letter from the Greenbelt Volunteer Fire Department and Rescue Squad Inc. President Robert R. Lauer, was introduced to the council by Giese. The Fire Department is asking for their "fair share of Revenue Sharing Funds." In his letter, Lauer pointed out that with the steady depletion of county funding and the increased financial commitments of the department, the Fire Department is placed in a "precarious position." Council said it will take the request into consideration, as it has with other requests in the past.

Councilman Gil Weidenfeld brought a complaint to the council

### Parent Discussion Group

The next meeting of the Greenbelt Parent Discussion Group will be held on Wed., March 14, from 9:30 - 11:30 a.m. at the Greenbelt Baptist Church. The discussion topic will be "Can your child express his views openly without fear or punishment?"

All are welcome. For more information, please call discussion leader Betty Hughes at 277-5816.

## CITY NOTES

The general crew filled pot holes at various locations last week, opened storm drains and worked on drainage in the low area at the Lake Park bandstand. Two men assisted the mechanic in repair and maintenance of heavy equipment and snow plows. Several plows were damaged by the ice at the end of the storms, but they can be repaired.

The engine from wrecked police car #10 has been removed and installed in car #5. Car #5 will be back in service by the end of next week. Renovation of the Police Department continues.

Refuse collection schedules returned to normal last week. Collections are still heavy on both paper and refuse. A total of 11 tons and 1,270 lbs. of newspapers were picked up this week. The parks crew cut some trees down by the bandstand at the lake and the ducks were fed. The CETA crew resumed work on the perimeter trail now that the snow is gone.

concerning Springhill Lake basketball courts. It seems non-resident adults have been "pushing the kids off the courts." Mayor Richard R. Pilski suggested that the recreation department be contacted and a solution worked out.

The council agreed to appoint Joanne R. Becker to another three-year term on the Community Relations Advisory Board.

Council also agreed to include a letter of welcome from the Mayor and council in the "Welcome Wagon" kit that is distributed to new residents. The Welcome Wagon kit contains local area information, merchandise samples, and merchant gift certificates. The council had rejected the letter in the past because they felt it would be inappropriate to participate in such an enterprise during an election year.

The city of Laurel has challenged the Greenbelt city staff to a basketball game. Council accepted the challenge and Mayor Pilski suggested that a donation be collected and proceeds be donated to a charity. In the past, Greenbelt has won two softball games against Laurel and lost one tug-of-war.

## Recreation Review

### Open Area Gyms

The following is a schedule for the other gyms in this area that are open to the public: Greenbelt Junior High School - Sundays, 1 - 5 p.m. and Roosevelt Senior High School - Sundays, 6 - 10 p.m.

### Kite Flying Contest

Now that winter seems to be over, the Recreation Department has rescheduled its Annual Kite Flying Contest. This year's event will take place on Braden Field, Sat., March 24, at 12 noon. Prizes will be awarded in various categories. Watch next week's News Review for further details.

## DEMOCRATIC CLUB

Tickets are going fast for the annual legislative dinner to be held in Annapolis on Tue., March 27. Anyone interested in attending this event should contact Mrs. Dorothy Rothgeb at 441-1096. Bus transportation is being planned and will leave from the Greenbriar Community Bldg.

The regular monthly meeting was held in spite of the cold snowy weather on Friday, February 16. Congratulations to the hardy club members who ventured forth that evening.

Club President Tom White announced that the appointment of John Brunner as a Vice President received the concurrence of the Executive Board. With John filling the vice-presidency from precinct 21-9, a drawing by lot was conducted to determine the order of succession for the four vice-presidents. The drawing resulted in the following order: 1st Vice-President Judy "J." Davis 21-13, 2nd Vice-President Sheila Gallagher 21-3, 3rd Vice-President John Brunner 21-9, 4th Vice-President Bobbi McCarthy 21-6.

There will not be a regular monthly meeting in March. The Legislative Dinner on the 27 serves that purpose. The next regular meeting will be held on Friday, April 20. The speaker for that meeting will be Robert Redding, chairman of the Prince Georges County House Delegation.

# 6%

Per Annum


## PASSBOOK RATE

**Compounded Daily**

**from day of deposit**


**paid quarterly**

**Effective Annual Yield - 6.27%**



**HOURS**

Mon.-Thur.	9-6
Friday	9-8
Saturday	9-12



**INSURED**

YOUR SAVINGS INSURED UP TO \$200,000

**Twin Pines Savings & Loan Assn.**

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Greenbelt, Md. 20770  
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**Savings Certificates:**  
**Minimum Deposit \$1000**

6.25% per annum for 3 months	6.50% per annum for 6 months
7.00% per annum for 12 months	7.50% per annum for 4 years
8.00% per annum for 8 years	

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**Maryland Savings-Share Insurance Corporation**  
(An Agency of the State of Maryland)  
Insures each account to \$40,000.00

**NOTARY SERVICE** (free to account holders)  
**MONEY ORDERS** 20c up to \$250.00  
**XEROX COPIES** 10c  
**TRAVELERS CHEQUES** (no service charge to members)

**Annual Meeting Tuesday, March 27**

**MEMBERS:** Watch your mailbox for important election information.

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### Free Wallpaper Hanging Class

on Wednesday, March 21, 1979 at 7 p.m.  
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Beer & Wine Sale on Sunday

MEDIUM  
**TOMATOES**  
LB. **38¢**

CALIFORNIA  
**Celery Hearts**  
EA. **68¢**

NORTH CAROLINA  
**Yams** lb. 23c  
IMPORTED  
**Plums** lb. 98c  
ROME  
**Apples** 3 lb. bag 78c

'PRICE BLASTER' COUPON  
LIPTON  
**TEA BAGS**  
100-CT. PKG. **1.78**  
CO-OP  
With this coupon and add'l \$10.00 food purchase  
Effect, Mar. 7-13, 1979  
Limit one per family

'PRICE BLASTER' COUPON  
KLEENEX  
**FACIAL TISSUES**  
COLOR & DESIGN  
200-CT. PKG. **48¢**  
CO-OP  
With this coupon and add'l \$10.00 food purchase  
Effect, Mar. 7-13, 1979  
Limit one per family

'PRICE BLASTER' COUPON  
MARCAL SOFT PAK  
**TOILET TISSUE**  
WHITE & ASSORTED  
4-ROLL PAK **58¢**  
CO-OP  
With this coupon and add'l \$10.00 food purchase  
Effect, Mar. 7-13, 1979  
Limit one per family

'PRICE BLASTER' COUPON  
20c OFF LABEL  
**DAWN**  
DISH LIQUID  
32-OZ. BTL. **88¢**  
CO-OP  
With this coupon and add'l \$10.00 food purchase  
Effect, Mar. 7-13, 1979  
Limit one per family

SHANK PORTION  
**COOKED HAM**  
(WATER ADDED)  
LB. **98¢**  
BUTT PORTION lb. 1.08

FROZEN  
**TURKEY DRUMSTICKS**  
LB. **55¢**

PREMIUM  
**GROUND BEEF**  
(Extra Lean)  
LB. **1.88**

CO-OP  
**Sliced Bacon**  
1-LB. PKG. **1.63**

LYDEN FARMS  
**SHOESTRING FRIES**  
20-OZ. PKG. **38¢**

MOORE  
**Onion Rings** 16-oz. pkg. 78c  
HANOVER  
**Cut Corn** 16-oz. pkg. 58c

PROMISE  
**Soft Margarine**  
16-OZ. PKG. **88¢**

KRAFT PARKAY  
**Margarine** 1-lb. pkg. 88c  
PILLSBURY  
**Cinnamon Rolls** 9½-oz. pkg. 58c

CENTER CUT COOKED  
**HAM SLICES**  
LB. **1.77**

U.S.D.A. CHOICE BEEF  
**JUNIOR STEAMSHIP ROUND**  
LB. **1.86**

WEAVER'S DEEP FRIED 28-oz. pkg.  
**Chicken Legs & Thighs** 2.78  
WEAVER'S DEEP FRIED 22-oz. pkg.  
**Chicken Breasts** 2.97  
ECKRICH SMOKED  
**Sausage & Kielbasa** lb. 2.14  
SHENANDOAH WHITE MEAT 2-lb. pkg.  
**Turkey Roast** 3.98

DEL MONTE  
**Green Beans**  
CUT OR FRENCH STYLE  
16-OZ. CAN **35¢**

DEL MONTE  
**SWEET PEAS**  
17-OZ. CAN **38¢**

DEL MONTE  
**Golden Corn**  
WHOLE OR CREAM STYLE  
17-OZ. CAN **33¢**

DEL MONTE 32-oz. btl.  
**Catsup** 88c  
DEL MONTE YELLOW CLING 29-oz. can  
**Peaches (Halves & Slices)** 68c  
DEL MONTE 16-oz. can  
**Stewed Tomatoes** 43c

PRICES EFFECTIVE MAR. 7-13, 1979.

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# GREENBELT CO-OP

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Open Daily 9-9, Sunday 10-6



# Court Driveway Visibility Issue Unresolved by APB

by Leta Mach

At its meeting on Wednesday, February 14, the Advisory Planning Board (APB) discussed parking problems at court entrances and a redrawing plan for the Stidham-Nationwide Building.

The question of parking near court entrances had been referred to APB at the request of councilman Richard Castaldi. Castaldi was concerned about visibility from court driveways because an accident had occurred at his court.

Although in that case a car had been parked illegally, councilman Charles Schwan, Council's liaison to APB, agreed that in many places sight problems had long been severe. He noted that at many courts a car had to head into the road first, "with little or no visibility on either side." He suggested that parking spaces at court entrances might be reserved for small vehicles. However, he was concerned about the legal method in which to restrict the use of parking spaces. He did not think a sign saying "No Buses or Vans" could be used.

Assistant City Manager Dennis Plendak, however, said that a restriction could be made in terms of weight. Nevertheless, this would not solve the problem of height. APB member Tony McCarthy also did not think a height restriction could be made, and humorously added, "except for building trees with low branches."

Limiting those spaces to small cars would initiate the question of definitions. Plendak asked, "What is a compact?" Instead APB member Jeff Gallagher suggested extending the no parking zone. In response, McCarthy noted increased congestion and a high number of people parking illegally.

After further discussion, APB moved to refer the matter to city solicitor Emmett Nanna and to the police department. APB wants information from Nanna about the legality of size or car-only parking restrictions. If they are legal, Schwan felt such a change would need to be done gradually. APB chairman Donald Volk recommended that the police more strongly enforce the current no-parking zones. He was interested in determining whether stronger enforcement would change the accident rate. Schwan noted the city's good accident record, which occurred primarily, he felt, because of fewer driveways in the Greenbelt Homes, Inc. development.

APB member Jeanette Gordy felt personal friendly suggestions could be made that those parking vans or large cars at driveway entrances might voluntarily move their vehicles. APB members present felt the average person would be agreeable. One particular instance where community cooperation solved the problem was cited. After several accidents in which visibility was restricted by a parked vehicle, neighbors suggested that the individual move the vehicle farther from the entrance. In true community spirit, the vehicle was moved.

APB member Eileen Turner wondered whether GHI should have some input. Schwan noted it was a city-wide problem, and that the car coming down the street could be from anywhere. Asking for GHI input would delay and limit the issue, he felt. APB decided to carry the issue over to its next meeting.

## Stidham Building Plan

In another matter, APB considered a new preliminary plan for the Stidham-Nationwide building. Because of errors with the building's location, the new plan would eliminate a ten-foot restriction line proposed by the state, Plendak explained. He felt that the ten-foot setback line "probably should not have been imposed in the first place." Such setback lines are imposed next to dedicated public streets, but the Springhill Lake out-off between Edmonston Road and Kenilworth Avenue south of the property is not a dedicated street, he explained. The easement for this city street was granted fifteen years ago by Stidham and the road was built by the Springhill Lake Developers. The street, however, is not properly located within the easement and part of it is on the Stidham property, which they will have to give the city. In addition, when the Stidham building

was built, it went over the ten-foot setback.

Turner protested, "Let's have them do something for us, like planting trees, if we do something for them." McCarthy moved that APB recommend that city council do what it can to cooperate with the Stidham family in return for the fulfillment of greenspace requirements. The motion passed.

Volk noted that "this was one of the few instances where city council didn't do as APB recommended." APB had not favored what appeared to be development to the limits of the property.

## Police Blotter

Two juveniles, 13 and 14, seen breaking gym windows at St. Hugh's School, were charged with vandalism. They hurled snowballs at the windows causing them to break. Both youths were released to their parents' custody to await Juvenile Court action.

While attempting to settle a violent domestic argument on Parkway Road, Officer O'Neil was assaulted by an intoxicated 17 year old. The juvenile was charged with assault of a police officer and released to his parents to await Juvenile Court action.

Over thirty dollars was reported stolen from the office of the Springhill Lake Recreation Center. Investigation is continuing.

A 15 year old non-resident was apprehended by Pfc. Watkins after he allegedly exposed himself to an employee of a Beltway Plaza business. The victim said that a similar incident occurred in the past, allegedly with the same youth. The youth was released to his parents custody to await Juvenile Court action.

A Hanover Parkway resident reported that her purse was robbed at gunpoint as she returned home from shopping on the evening of March 2. She reported she was accosted by two persons while unloading her groceries from her car. In a similar incident a Mandan

## Our Neighbors

Leo Gerton, 9 C Parkway, is the proud grandfather of an 8½ lb. boy, Brendan Jean Sheppard who was born Feb. 23. Brendan's parents are Nancy and John Sheppard.

Our greatest sympathy to Ron Timbs whose mother passed away two weeks ago.

Congratulations to Jeff Timbs, Andy Olek, John Crisman, and Scott Swahl for receiving their bear badge from Cub Scout Pack 202.

Spec. 4 Warren V. Halsey, son of Mr. and Mrs. Jesse W. Halsey, recently was assigned as a military policeman with the 2nd Air Defense Artillery in Korea.

Condolences to News Review staff member Margaret Butler on the loss of her father.

Our deepest sympathy to Gladys Chasnoff, 45-N Ridge, on the death of her mother, Mrs. Mollie Kramer.

Condolences to Virginia Hunt and sons Stephen and Christopher on the death of her husband and their father, Howard L. Hunt, Jr.

Congratulations to Lori Kellaheer, Captain, Prince Georges Community College basketball team. The team won the Maryland State Junior College Tournament at Charles Community College at the end of February. This past weekend the team won the Regional XX Tournament at Essex Community College in Baltimore. The team leaves for Kansas City, March 11 for the National Junior College Tournament.

Anne R. Ricciuti, daughter of Mr. and Mrs. Robert A. Ricciuti, has received her bachelor's degree in psychology and sociology. A resident counselor in her junior year, Ms. Ricciuti received convocation honors during her last two consecutive years at Hood College.

## Fun Runs

The first Fun Runs of the month will be held on Sat., March 10, at 9 a.m., at Greenbelt Lake. If the lake path is still covered with ice or snow, the Runs will start from the corner of Lastner Lane and Crescent Road. The scheduled distances are ½, 1, and 3 miles. For further information, call Larry Noel at 474-9362.

Road resident reported she was struck by a person who stole her purse as she returned home late on the evening of February 27. The victim's purse was recovered the following day in a nearby apartment development. Lookouts have been issued in both cases and investigation is continuing.

## CONDEMNATION Cont. from page 1

could be updated fairly quickly.) The new trial date was set for February 27, 1979.

The procedure for a condemnation trial is for each side to present to a jury two appraisals for the property. The jury then determines the total cost of that property or, as it's called, "damage" to the party whose land is being taken.

In the two years since the negotiations first began the sewer moratorium has been lifted, new development has started in Greenbelt, and land values have appreciated. Also the owners of the undeveloped land in parcels 1, 2, 3 and 4 have requested rezoning to a higher density than now exists.

The city's two 1979 appraisals used at the trial ran \$20,000 and \$22,000 an acre; the owner's appraisals were \$28,500 and \$32,000 an acre for the almost 10-acre Parcel 2-B. These appraisals had to be based on the "fair market value of the highest and best use of the land" — in this case all four agreed on R-T, townhouse zoning.

The jury was brought by bus to walk the land. Back in Upper Marlboro in the court room they then listened to an afternoon and a morning of testimony from the four expert appraisers, then made their decision — damages of \$254,000.

### What Next?

There is some question as to what council will do next. In May 1978 one councilman, White, voted against pursuing acquisition of this property. A second councilman, Castaldi, came close to joining White. He expressed dissatisfaction with both earlier prices for the land. Will they now accept the new price when they wouldn't buy the old one?

Two councilmen, Pilski and

Charles Schwan, have, thus far, supported the acquisition. The fifth, Weidenfeld, finds himself in the uncomfortable position of having promised to abstain from voting on any matter before council involving the owners of parcel 5. (Weidenfeld and two others are negotiating for the purchase of parcel 5 on which they hope to build homes for their own families only). Other land owned by Lerner, Reiner and Ammerman, Trustees, are parcels 1, 2, 3 and 4.

Thus the city council could deadlock 2 to 2 on whether to accept the jury's verdict. If council goes ahead, the purchase will cost \$254,000. If the council votes not to purchase — the cost to the city could range as high as \$84,500 to \$129,250. If the land for the Ridge Road Center is not replaced, the most expensive loss would be the \$61,000 to \$93,750 in open space grants from HUD and the state that would have to be paid back (depending on whether the city would be required to pay back at the 1970 value at the time of purchase or the 1977 value at the time of sale to the Elderly Housing facility). Land owner expenses the city would have to pick up include: (1) legal fees \$10,000 to \$20,000; (2) appraisers' fees — \$3,000 to \$5,000 and (3) preliminary plat plans prepared for the appraisers to use — \$2,500. Also the city has spent approximately \$3,000 for expenses.

During the lunch break the first day of the trial, February 27, City Solicitor Emmett Nanna approached Bresler and owner attorney, Russell Shipley. Nanna cautioned them that if the jury came in with too high a figure, the council might reject the jury's decision. He attempted a settlement based on a per acre cost of \$23,000. The offer was rejected.

Council is expected to make a decision at its regular meeting next Monday, March 12.

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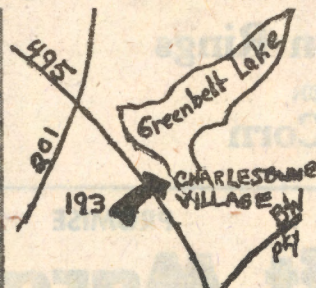
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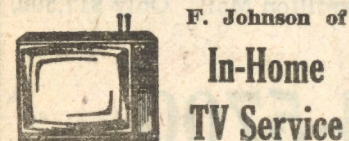
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# Public Hearing Wednesday On Junior High Schools

by Mary Lou Williamson

On Wednesday, March 14, the Board of Education will hold its public hearing on the possible closing of Kent junior high school which is in Task Force IIB. There will also be time allotted for testimony on Task Force I-B which includes Greenbelt junior high school although no schools in this area have been recommended for closing. The hearing will be held in the auditorium of Eleanor Roosevelt High School.

**Area Recommendation Time**

I-B No closing 7-8:15p.m.  
II-B Kent 8:15-9:45p.m.  
IV-B Suitland 9:45-11p.m.  
Speakers representing school or community organizations will be allowed five minutes of testimony; individuals, three minutes each. Those desiring to testify should call the office of the Secretary to the Board of Education, 952-4324, before noon of March 14, the day of the hearing. If possible, written statement should be submitted to the Secretary at the time of presentation.

**Task Force I-B**

Carl Feleger, chairman, presented Task Force I-B's recommendation on February 8. "At the present time none of these schools warrants closing," he read directly from the report "rather it is in the best interest of the children and the communities of area I-B to seek a high quality of education by maintaining smaller class size rather than closing neighborhood schools."

**Criteria for Decision**

(1) While the Task Force noticed the projected decline in enrollment over the next two years from 86% to 78% of capacity, they did not feel "this level to be a compelling reason for the closing of any school." (2) the group felt the "decision to close a school should be based on the educational needs of its children and not on how much money can be saved." (3) closing any school would "damage the morals and viability of the neighborhoods. The group found "heavy community use of the facilities." (4) each school has unique advantages that outweigh the decision to close any one of them. For example "Greenbelt, a unique building, is able to keep separate its 7th, 8th, and 9th graders. It is well built and is one of, if not the most energy efficient facility in the county." (5) all of the schools, when visited by the Task Force, "were found to be in good physical condition."

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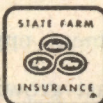
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**Task Force II-B**

Ron Watson, Task Force II-B member read his group's recommendations to the board: (1) Kent junior high school be closed; (2) Bladensburg junior high should be renovated immediately; (3) the reassignments of Greenbriar students to Charles Carroll in Lanham (among others).

**Criteria**

Kent has the lowest utilization rate of the seven schools in the study area and will continue so for at least several years. Currently a portion of Kent's second floor is unused. The physical plants of both Kent and Bladensburg were found to be substandard when compared with the other schools in the area. Kent, they noted, is a school of medium age and shows the results of neglect.

Kent is in the area of several other junior high schools, thus there are a number of alternative schools to which the students can be transferred.

Superintendent Edward Feeney and staff concurred with the recommendation that Kent be closed, but differed over reassignment of students. They recommended that Greenbelt students be reassigned to Robert Goddard junior high on Goodluck Rd. in Lanham.

## Apartment Tenants To Get Tax Credit

Hundreds of Greenbelt families in Springhill Lake, Lakeside North, Charlestowne North, University Square, Glen Oaks, Parkway and Crescent road apartments will receive a sizable property tax credit if H.B. 308 sponsored by Del. Gerard F. Devlin passes the Maryland General Assembly this session. The bill had a hearing before the House Ways and Means Committee Tuesday, February 27, and will be voted on in committee sometime next week.

The bill extends to renters of non-subsidized housing the benefits of the multi-million dollar Homeowner's Tax Credit Relief package that Devlin helped steer through the Maryland legislature last year. Like its predecessor, this bill relates property tax liability to income.

Devlin, who is vice-chairman of the Ways and Means Committee, considers this a more equitable method than a credit based solely on the rent, since it distinguishes between people with a high income who choose to rent, and those who are forced to rent.

"This bill returns to apartment tenants some of the property taxes that are hidden in their rent each month. Many Maryland families cannot afford to buy homes, and yet as renters they are not included in some of the tax relief packages provided homeowners in this era of Proposition 13," Devlin said.

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**2 BEDROOM DUPLEX**

Only 1 block from Greenbelt shopping center. Offering nice remodeled kitchen and bath, formal din-room, washer, dryer, disposal. Located on large corner lot with huge trees and nice shrubs. You can assume the \$19,000 Twin Pines loan and move in 45 days. Call 345-2151

**3 BEDROOM TOWNHOUSE**

Located in Greenbelt Proper. Featuring completely remodeled kitchen and bath, also dishwasher, disposal, washer, dryer and beam ceilings, plus front and back chain link fenced yard. Just a short walk to center shopping. Total price only \$25,500.

**2 BEDROOM END TOWNHOUSE**

The price is right on this fine home, that has been nicely remodeled thru-out. Featuring modern kitchen, panelled living room, washer, dryer, fenced yard with huge shade trees, plus storage shed. A real bargain at \$21,000.

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Or as little as \$200.00 down on FHA terms; plus your normal closing cost, will buy this 4 bedroom brick home with rec-room in basement, plus washer, dryer, w/w carpet and disposal. Located on nice chain link fenced shade treed yard and just 1 minute from elem. school. Total price is only \$48,900. Call 345-2151

**OLD HOME IN COLLEGE PARK**

(Handyman Special)

This home is located just 1/2 block off Rhode Island in Hollywood. If you need space you'll love the 4 bedrooms, big din-room, large added on family room, and also garage. This house does need some tender loving care and the seller will pay most of your closing cost. V.A. appraised at \$49,950.

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# Overpass Referendum Decision Awaits Mandan Rd. Information

by Michele Chandler

A referendum allowing Greenbelt citizens to advise council on the site of an overpass crossing the Baltimore-Washington Parkway may be part of this fall's city council election. The move to place it on the ballot, however, appears to be contingent upon a response from the Federal Highway Administration on the viability of the Mandan Road site as an alternative to the previously approved Gardenway-Greenbriar Phase I route. At a previous meeting a large segment of Greenbriar Phase I residents who prefer the Mandan Road site showed interest in placing such a referendum on the September ballot.

After listening to 18 concerned speakers for close to three hours at its February 5 meeting, the council voted 3-2 to proceed with the condemnation of .09945 of an acre of land located in Phase I section of Greenbriar Condominium apartments. Construction of the overpass at the council's "preferred" site, spanning the Parkway from east of the end of Gardenway to the Greenbriar Phase I condominium, was strongly opposed by Phase I residents, who fear the overpass would give trespassers a quick exit from their neighborhood. Speakers also complained that the overpass would encourage more vandalism, crime, trespassing and loitering, as well as cut down on their privacy.

## Feb. 26 Action

At the February 26 meeting, councilman Gil Weidenfeld revived the overpass issue, requesting it be resolved with a citizen referendum. His motion was seconded by Charles Schwan.

"A referendum was supported by the majority of citizens (attending the last meeting)," he said. "This matter should be decided by a referendum held during the 1979 city elections."

Weidenfeld's request was put on hold, however, because councilman Thomas White asked City Manager James Giese to contact the Federal Highway Administration to find out if it would "consider the Mandan site as feasible. Why have a referendum if the state may turn the site down?" Engineering soundness as well as cost factors would need to be explored and approved by the FHWA, he said. Giese said when he questioned the FHWA last year, officials were not sure whether they would agree to an overpass at another location.

White also asked for a "time frame for condemnation" of the land on the Greenbriar side. He said he hoped "there would be an overpass in 12 to 18 months."

An alternative site at Mandan Road had been backed by many speakers at the earlier meeting. However, the council majority approved the Gardenway site despite protests for — as councilmembers White, Weidenfeld and Schwan stressed — the good of the entire community, not just Phase I residents.

"Factors of public safety outweighed the private concerns made," said Weidenfeld. Construction of the overpass at the council's "preferred site" would help "avoid hazardous situations, (such as) high school students running across the Baltimore-Washington Parkway to get to school," he said.

Bill Ayers, president of the Phase I Board of Directors, suggested at the meeting that the overpass location issue be decided by referendum. By a show of hands almost all of the 50 residents present supported a referendum. They did not feel a 3-2 council vote should decide the issue.

## DRIVER'S LICENSE CURFEW WAIVER

16- and 17-year old drivers in the State of Maryland receiving their first driver's license may apply for a waiver from driving curfew restrictions on new state driver's licenses if they work late-night jobs.

Under the new "provisional driver's license law," which became effective January 1, the Maryland Motor Vehicle Administration (MVA) is issuing an intermediate license as a step between the learner's permit and obtaining a regular operator's license.

To qualify for a regular license, the new driver must maintain a "clean" driving record for six months. A conviction on a moving violation will automatically restart the six-month provisional period.

The provisional license law also prohibits the new licensee from driving alone during the hours of 1-6 a.m. To operate a vehicle during these hours, they must be accompanied by a licensed adult at least 21 years old.

Youths with late-night jobs may be able to obtain a waiver by furnishing information: (1) Driver's name, address and license ID number, (2) Name, address and phone number of employer, and (3) A statement of need from the youth's immediate work supervisor written, if possible, on business stationery.

Requests for a waiver permit should be sent to the "Youth License Control Program," Maryland Motor Vehicle Administration, 6601 Ritchie Highway, NE, Glen Burnie, Md. 21062.

There is no charge for the waiver and application can be made before receiving the provisional license.

Further information may be obtained by calling the MVA Youth License Control Program at (301) 768-7243.

## Public Hearing, March 14

The Prince Georges County delegation of the Maryland General Assembly will hold a public hearing on March 14, at 7:30 p.m. on the main floor of the County Administration Building in Upper Marlboro.

The main items on the agenda are P.G. 337 for the purpose of allowing a municipality in the county to protest the renewal of certain liquor licenses without a hearing, when the place of business is lo-

## Boys and Girls Club

With the basketball season winding down, the 18-and-under boys are still undefeated. After meeting their toughest opponent, Camp Springs, last week, Greenbelt soundly defeated them by 30 points. Members of the squad: Guy Franklin, David Johnson, Gene Kellaher, Bob Kent, David Mongelli, Doug Nagle, Mike O'Brien, Ervin Riddle, James Vaughn and Mike Willard.

Boys 17-and-under team coached by Phil Straw is in third place in County Boys' Club action. The boys play a number of games supplementary to regular league play with a county win-loss record of 9-4. This past weekend the team won the Greenbelt Invitational Tournament by defeating St. Anthony's 70-57. The team members: Chris Bates, Coleman Brown, Dennis Cantwell, Neal Carr, David Craig, Craig Fitzenreiter, Tim Foster, Mike Jones, John Lipovsky, Doug Mangum, Curtis Mitchell, Joe Niland, David Sardelli and Ray Treacy. Debbie Marshall and Valerie Piper are the team statisticians.

Soccer pictures are in. Call Mr. Fields for details about pick-up.

## Game Schedule

Thursday, March 8, Youth Center, 6 p.m. - 14 Boys; 7 p.m. - 15 Girls; 8 p.m. - 17 Boys.

Saturday, March 10 - Springhill Lake Rec. Center, 9 a.m. - 10 Boys; 10 a.m. - 11 Boys; 11 a.m. - 12 Boys.

Tuesday, March 13 - Youth Center, 6 p.m. - 13 Girls; 7 p.m. - 16 Boys; 8 p.m. - 18 Boys.

## Registration

The Greenbelt Boys' and Girls' Club is holding its "once-a-year" registration beginning Saturday, March 3. There will be only one registration this year. This is a change from past years. People must register now for all sports offered in the coming year.

The club is a city-based organization for all youth interested in participating on a county level in a variety of competitive sports. The sports now offered are: baseball and softball in the spring, soccer and football in the fall, and basketball in the winter. The club also sponsors intramural teams for younger boys and girls and cheerleader squads.

Registration will be held at the Youth Center and SHL Recreation Centers on Saturday, March 10, 10-2 p.m. Also registration will be held before and after the club's general membership meeting. Registration fees must be paid at the time of registration. A late fee will be charged to renewing members who do not register on designated dates.

cated in the municipality; and P.G. 219 for the purpose of allowing schools in the county to be exempt from the requirement of being in operation a certain number of days because of snow closings, and making this measure an emergency bill.

Persons who wish to testify are requested to register at the main table on the evening of the public hearing. If possible please submit 15 copies of testimony at the time of the hearing. For further information please call Barbara Hicks, 261-1402, ext. 2741.

## Summer Youth Programs Applications Available

Applications for the Prince Georges County Summer Youth Program are now available in the office of Greenbelt CARES Youth Services Bureau, 2nd floor of the City Municipal Building at 25 Crescent Road.

The summer youth program is designed to provide useful work experience for disadvantaged youth who are residents of Prince Georges County. Eligible participants will be assigned to a wide range of jobs in public, non-profit organizations, county government offices, recreation centers, and local municipalities.

All participants will receive minimum wage and will work five days per week, with work hours ranging from five to eight hours a day. Work at job sites is scheduled to begin on Monday, June 25, and conclude on Friday, August 17. All eligible applicants will be informed of site assignments by the Prince Georges County Office of Personnel before June 1. Funds for salaries of the youth are allocated from the Department of Labor through the Comprehensive Employment and Training Act (CETA), Title IV, to the Prince Georges County Office of Personnel.

Determination of eligibility is based upon family income, receipt of public assistance and other economic factors. Applicants must be at least 14 years of age.

Applications must be returned before April 27.

For more information, please call the CARES office at 345-6660.

## St. Hugh's Track Team

by Larry Noel

The 1979 St. Hugh's boys and girls track team will have its first meet on April 21. There will be at least 6 meets during April and May. A preliminary sign-up was held on February 25 but additional runners may sign up by calling Larry Noel, 474-9362.

The first track practice will be held on Friday, March 16 at 5 p.m. Practices will be held at St. Hugh's each Monday, Wednesday and Friday at 5 p.m. for about an hour. All meets are on Saturdays. There will be several novice or B meets on Sundays.

Boys and girls who were still 14 years old by January 31, 1979, members of St. Hugh's parish, and attending St. Hugh's or other schools, including high schools, are eligible. Other Greenbelters may practice and run with the CYO team in all but the championship meets.

## CPR COURSE

The junior girls of the American Legion Auxiliary, Unit 136, are sponsoring a course in Cardio-Pulmonary resuscitation. There will be 2 three-hour sessions in March at the American Legion Post on Greenbelt Road.

Anyone wishing to learn this lifesaving method should call Shirley Seadler, 794-6143, for further information. Anyone over 13 years is welcome.

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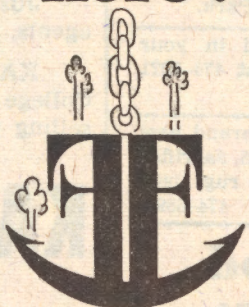
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